

SNAPSHOT of HOME Program Performance--As of 03/31/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
				PJs in State:	92		
Program Progress:							
% of Funds Committed	92.71 %	91.16 %	30	92.07 %	57	54	
% of Funds Disbursed	81.15 %	83.89 %	50	84.14 %	22	28	
Leveraging Ratio for Rental Activities	3.27	5.84	53	4.79	34	37	
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	75.05 %	1	81.45 %	100	100	
% of Completed CHDO Disbursements to All CHDO Reservations***	73.49 %	69.01 %	38	69.74 %	50	49	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	79.75 %	79.06 %	53	80.97 %	35	36	
% of 0-30% AMI Renters to All Renters***	32.91 %	40.24 %	60	45.50 %	26	27	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	92.41 %	93.41 %	67	95.55 %	18	20	
Overall Ranking:			In State:	38 / 92	Nationally:	45 47	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$66,321	\$35,004		\$26,831	79 Units	13.70 %	
Homebuyer Unit	\$32,256	\$20,947		\$15,029	385 Units	67.00 %	
Homeowner-Rehab Unit	\$70,546	\$27,511		\$20,806	111 Units	19.30 %	
TBRA Unit	\$0	\$2,735		\$3,228	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (214 PJs)

C = PJ's Annual Allocation is less than \$1 million (283 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): San Joaquin County CA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$66,116	\$123,380	\$71,009
State:*	\$135,492	\$114,689	\$28,606
National:**	\$96,090	\$75,663	\$23,585

CHDO Operating Expenses:
(% of allocation)

PJ: 0.2 %
National Avg: 1.2 %

R.S. Means Cost Index: 1.09

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	46.6	22.3	47.7	0.0	Single/Non-Elderly:	4.1	15.6	24.3	0.0
Black/African American:	5.5	4.7	9.0	0.0	Elderly:	32.9	0.3	35.1	0.0
Asian:	0.0	3.1	0.9	0.0	Related/Single Parent:	46.6	18.7	16.2	0.0
American Indian/Alaska Native:	0.0	1.0	1.8	0.0	Related/Two Parent:	15.1	61.3	21.6	0.0
Native Hawaiian/Pacific Islander:	0.0	0.5	0.0	0.0	Other:	1.4	2.9	2.7	0.0
American Indian/Alaska Native and White:	0.0	0.3	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	1.8	3.6	0.0					
Asian/Pacific Islander:	1.4	6.0	3.6	0.0					
ETHNICITY:									
Hispanic	46.6	60.0	33.3	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	35.6	8.1	35.1	0.0	Section 8:	15.1	0.3 [#]		
2 Persons:	15.1	12.5	25.2	0.0	HOME TBRA:	0.0			
3 Persons:	11.0	21.0	13.5	0.0	Other:	9.6			
4 Persons:	13.7	23.9	14.4	0.0	No Assistance:	75.3			
5 Persons:	16.4	18.4	6.3	0.0					
6 Persons:	6.8	11.2	2.7	0.0					
7 Persons:	1.4	3.4	0.9	0.0					
8 or more Persons:	0.0	1.3	1.8	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				6

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): San Joaquin County

State: CA

Group Rank: 45
 (Percentile)

State Rank: 38 / 92 PJs

Overall Rank: 47
 (Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 75.25%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.43%	73.49	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	79.75	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 91.30%	92.41	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.340	2.94	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

